EXCHANGE DEED

STATE OF TEXAS   )

                               KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF DALLAS)

       That I, BENJAMIN F. MITCHELL, hereinafter GRANTOR, whose address is 6702 Prosper Street, Dallas, Dallas County, Texas 75209, out of my sole and separate property and estate, for and in consideration of a like exchange of real property of equal value, with my nephew, DWAINE J. BALDWIN, hereinafter GRANTEE, whose address is 7149 Hinton Drive, Mansfield, Tarrant County, Texas 76063, have Granted, Transferred and Conveyed, and by these presents, do Grant, Transfer and Convey, to the said Grantee, all thzt certain real property located in Robertson County, Texas, and being legally described as:

       TRACT 20 , ABSTRACT NO. 235, in the HENRY W. MOSS SURVEY in
       Robertson County, Texas; and containing 15.286 acres of land,

in exchange for which the said Grantee has transferred and conveyed to Grantor herein, all that certain real property located in Robertson County, Texas, and being legally described as:

       TRACT 23, ABSTRACT NO. 235 in the HENRY W. MOSS SURVEY in
       Robertson County, Texas; and containing 15.286 acres of land.

       This Deed is executed and delivered subject to all easements, reservations, conditions, covenants and restrictive covenants, as the same appear of record in the Office of the County Clerk of Robertson County, Texas.

       TO HAVE AND TO HOLD the above-described premises, together with all and singular, the rights and appurtenances thereto in any wise belonging unto the said Grantee, his heirs, legal representatives and assigns forever; and Grantor does hereby bind himself, his heirs, executors and assigns, to Warrant and Forever Defend, all and singular, the said premises unto the said Grantee, his heirs and assigns, against every person whomsoever lawfully claiming, or to claim, the same, or any part thereof, by, through or under me, but not otherwise.

       Executed this 26th day of May, 2006.

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BENJAMIN F. MITCHELL,, Grantor

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